



JENNIFER M. GRANHOLM
GOVERNOR

STATE OF MICHIGAN

DEPARTMENT OF NATURAL RESOURCES

LANSING



REBECCA A. HUMPHRIES
DIRECTOR

July 14, 2008

TO: Rebecca A. Humphries, Director

INFORMATION: Natural Resources Commission

Transaction: Sale of Dedicated State-owned Land
DNR Surplus Land – Saginaw County
Land Transaction Case #20070255

Sale: 10 Subdivision Lots

Description: Saginaw County, Village of St. Charles, T10N, R03E, Section 5, Original Plat of Village of St. Charles, Block 73, Lot 1, 2, 3, and Lot 4 except East 40 feet thereof, and Block 80, Lot 1, 2, 3, 4, 5, and 6.

Purchaser: Village of St. Charles, St. Charles, Michigan

Sale Price: \$12,750.00 (includes appraisal and transaction costs)

Authority: Part 21 of Act 451, Public Acts of 1994, as amended

Notice: This item will appear on the Department of Natural Resources' (Department) August 4, 2008 Calendar, and is eligible for approval on August 11, 2008. The transaction was also posted in local newspapers as required by legislation.

Acquired: The parcels were acquired by purchase in 1975

Minerals: To be conveyed as part of the transaction

Comments: The properties to be sold are subdivision lots located in the Village of St. Charles and were purchased by the Department in 1975 in order to enhance public access to the Bad River. This parcel contains approximately 900 feet of frontage along highway M-52 and 600 feet of undeveloped frontage along the westerly shore of the Bad River. The parcel exhibits a grassy cover with scattered trees and slopes gently to the edge of the Bad River.

NATURAL RESOURCES COMMISSION

Keith J. Charters, Chair • Mary Brown • Hurley J. Coleman, Jr. • Darnell Earley • John Madigan • J. R. Richardson • Frank Wheatlake

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During Phase II of the Land Consolidation Review, this parcel was reviewed by Department staff, and classified as a Class 2 parcel, and approved for disposition by the Director on March 9, 2007. Class 2 parcels are first offered to local units of government, or alternative conservation owners, and are required to remain open for public recreation purposes.

The Village of St. Charles has erected a waterfowl viewing platform on the land which is located adjacent to the Department's St. Charles Field Office, part of the Shiawassee River State Game Area. The Village plans to continue to manage the parcel for public use and outdoor recreational purposes.

Proceeds from the sale of this property will be used to acquire replacement land within the Department's project areas through the Land Exchange Facilitation Fund (LEFF). The LEFF Act allows the Department to sell rights in land and deposit the proceeds in a fund which is used to acquire replacement property. Deposit of said proceeds will not cause the fund to exceed \$2,500,000.00, as stipulated by legislation.

- Recommendations:
- (1) That the sale be approved under authority of Part 21, Act 451 of 1994, as amended, with the State reserving aboriginal antiquities and conveying mineral rights.
 - (2) That the proceeds from the sale be deposited into the LEFF.

David E. Freed, Chief
Land and Facilities

Ronald A. Olson, Chief
Parks and Recreation

Lynne M. Boyd, Chief
Forest, Mineral and Fire Management

Douglas A. Reeves, Acting Chief
Wildlife

Kelley D. Smith, Chief
Fisheries

Arminda S. Koch
Resource Management Deputy

I approve the staff recommendations.

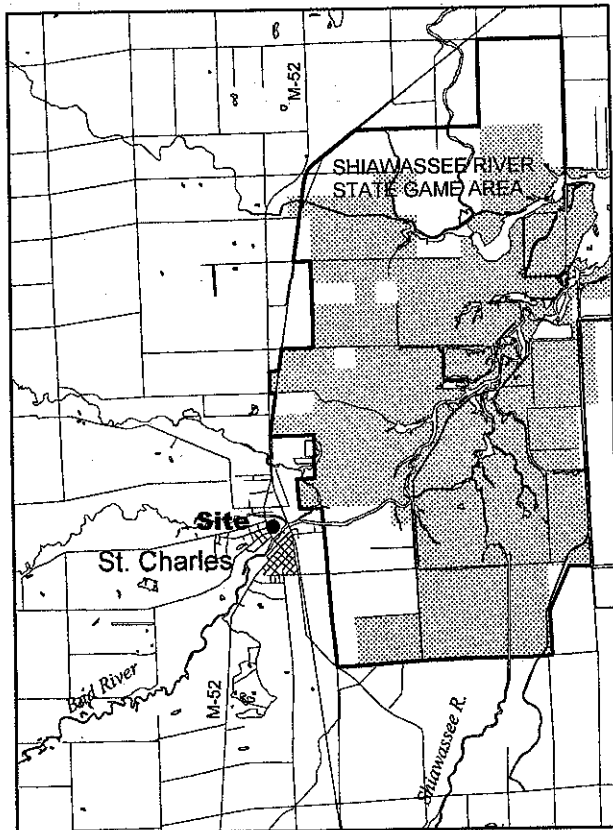
Rebecca A. Humphries
Director

Date Approved

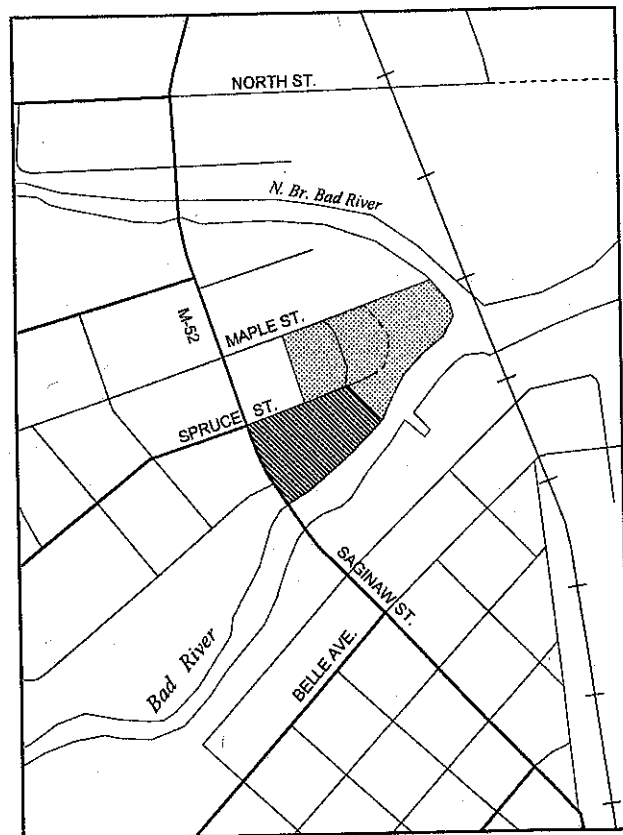
SALE OF DEDICATED STATE-OWNED LAND

DNR Surplus Land - Saginaw County




Land Transaction Case #20070255

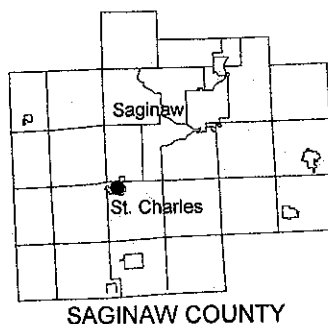


Regional Location



Section 5, T10N, R03E, Village of St. Charles

- Game Area Boundary
-  State Land to be Sold (10 Subdivision Lots - \$12,750.00)
-  State Land
-  Private Land



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